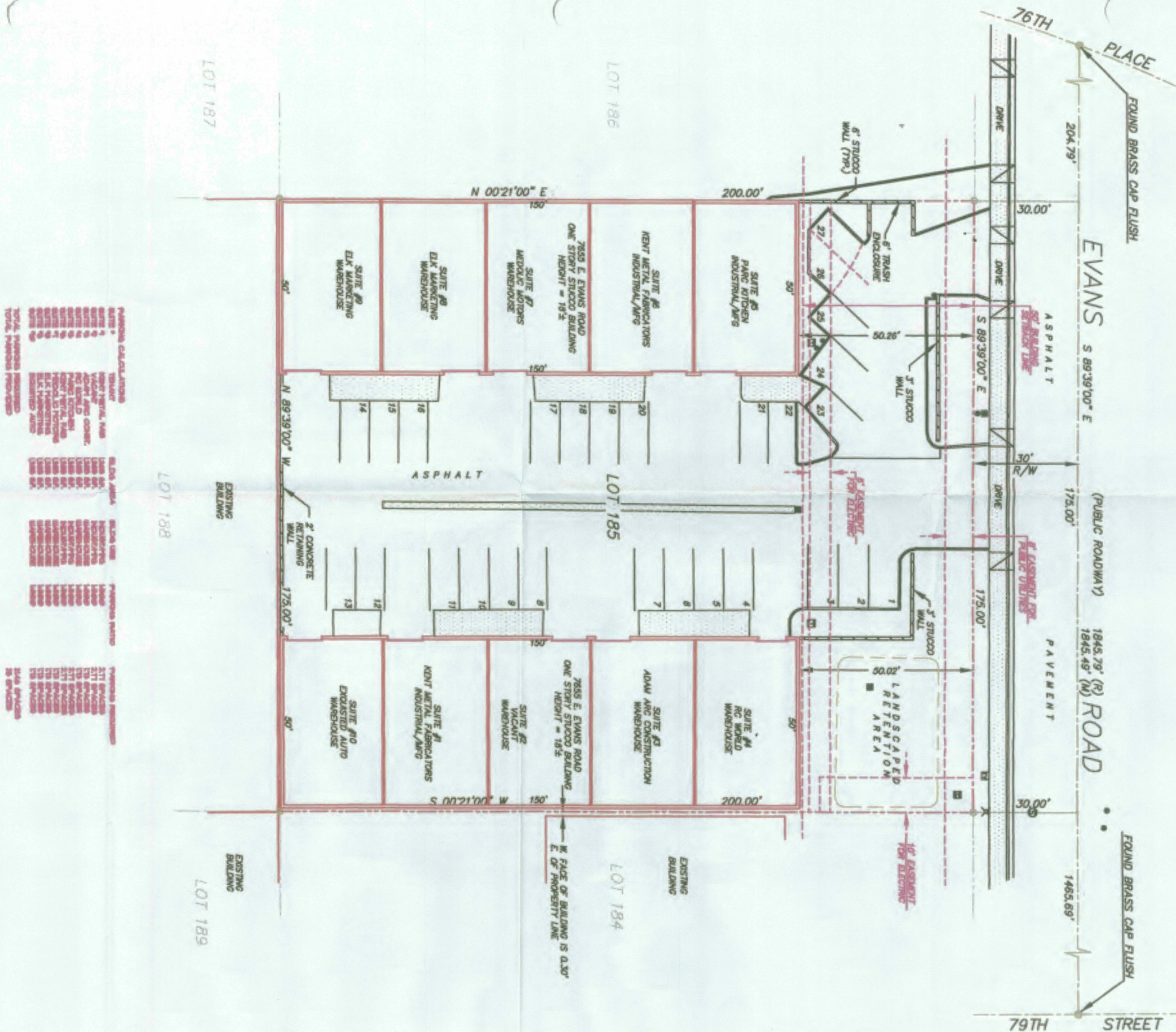
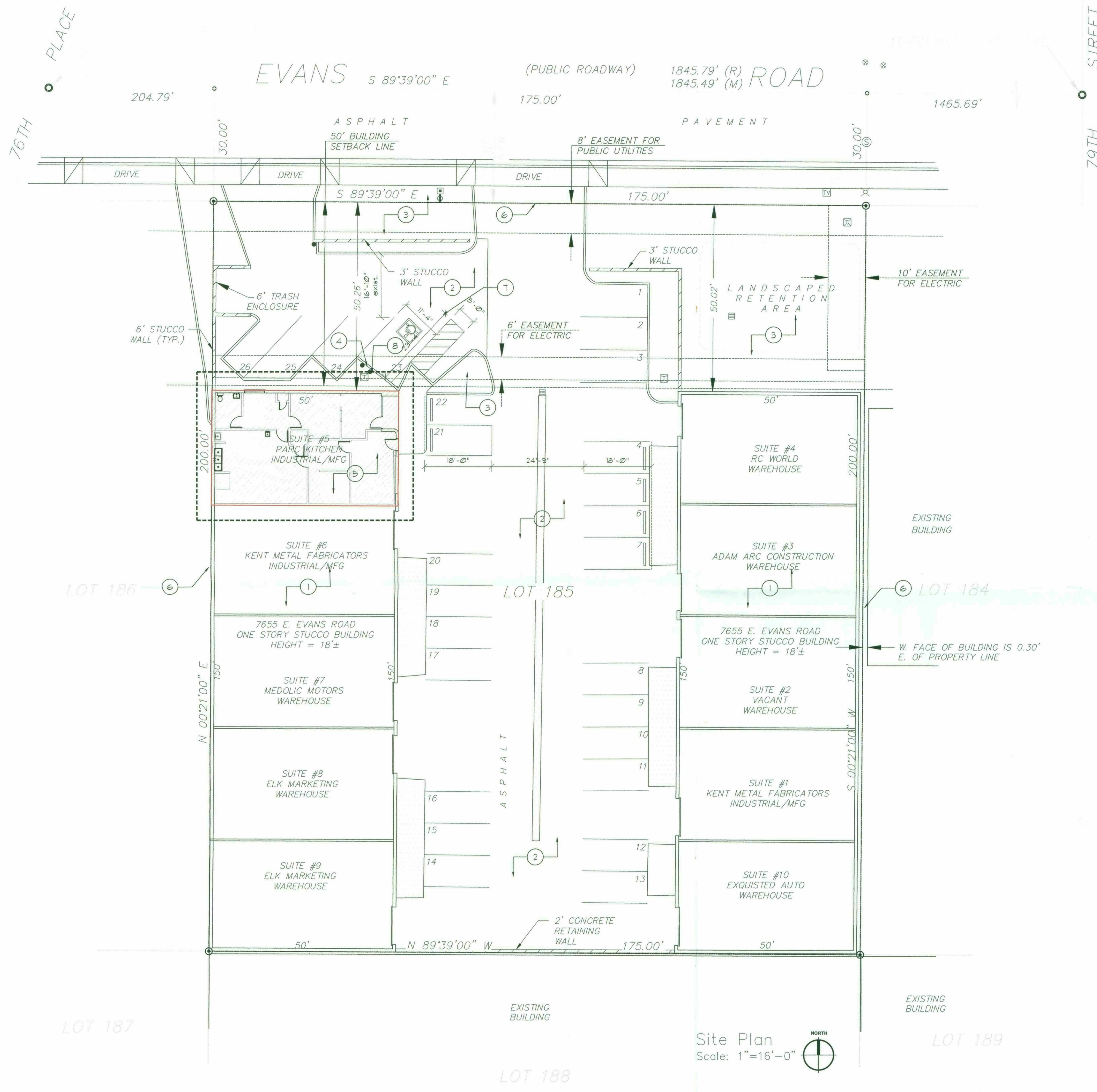


Full Size or Largest Size
(site plan, landscape, elevations)





PROJECT DATA
 PROP. OWNER: HOT PROPERTIES, LLC
 PO BOX 13931
 SCOTTSDALE, AZ 85261
 PROJECT ADDRESS: 7655 EAST EVANS ROAD
 SCOTTSDALE, AZ 85260
 TENANT/OCCUPANT: PARC KITCHENS
 7655 EAST EVANS ROAD
 SCOTTSDALE, AZ 85260
 LEGAL DESCRIPTION: LOT #85/THUNDERBIRD INDUSTRIAL AIRPARK 4
 ACCORDING TO BOOK 186 OF MAPS, PAGE 44, RECORDS
 OF MARICOPA COUNTY, AZ
 TAX ASSESSOR'S PARCEL NUMBER: 215-56-148A
 ZONING: I-1
PROJECT SCOPE
 COMMERCIAL KITCHEN IMPROVEMENTS - TENANT IMPROVEMENTS TO AN EXISTING
 COMMERCIAL KITCHEN
 PROPOSED WORK AREA (FOOD PROCESSING - B OCCUP) - 11,500 G.S.F.
 EXISTING COMMERCIAL KITCHEN - MEDICAL MARIJUANA EXTRACTION AND
 EDIBLE CONSUMABLES PROCESSING.
 PROPOSED TOTAL BUILDING(S) AREA: 2X 15,000 G.S.F. LEASABLE
 BUILDING #1 = 15,000 G.S.F.
 BUILDING #2 = 15,000 G.S.F.
 SUITE #5, THIS PERMIT = 11,500 G.S.F.

- KEYNOTES**
- EXISTING SINGLE STORY BUILDING.
 - EXISTING ASPHALT PARKING AREA.
 - EXISTING LANDSCAPE AREA.
 - EXISTING GROUND MOUNT ELECTRICAL TRANSFORMER.
 - SUITE #5, THIS PERMIT WORK AREA. SEE SHEET A2.0
 - PROPERTY LINE, TYPICAL.
 - EXISTING PARKING STALL(S), CURB AND SIDEWALK. RE-STRIPE EXISTING STALLS WITH NEW ADA COMPLIANT ACCESSIBLE PARKING STRIPING AND SYMBOL. MATCH CITY OF SCOTTSDALE STANDARD AND POLICY MANUAL DETAILS. PROVIDE MIN. 8'-0" X 8'-0" INTERNATIONAL ACCESSIBILITY SYMBOL PAINTED YELLOW.
 - ADD NEW CITY OF SCOTTSDALE COMPLIANT ACCESSIBLE PARKING SIGNAGE, THIS LOCATION.

NOSTDAHL LIPTACK
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 3033 NORTH CENTRAL AVENUE
 SUITE #420
 PHOENIX, AZ 85018
 PHONE: (602) 200-8042
 FAX: (602) 200-0787

PARC Commercial Kitchen
 Kitchen Improvements
 7655 East Evans Road
 Scottsdale, Arizona

Site Context Plan
 Scale: 1"=16'-0"
 SHEET NO.
A1.0

REGISTERED ARCHITECT
 32567
 GLENN
 LIPTACK
 11/17/2018
 EXPIRES: 6/30/2019

**OF
A PORTION OF THE SOUTHEAST QUARTER OF SECTION
11, TOWNSHIP 3 NORTH, RANGE 4 EAST OF THE GILA AND
SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY,
ARIZONA.**

DESCRIPTION

Lot 185, THUNDERBIRD INDUSTRIAL AIRPARK NO. 4, according to Book 186 of Maps, page 44, records of Maricopa County, Arizona.

SCHEDULE "B" ITEMS

- 4 EASEMENTS as shown on the plot recorded in Book 188 of Maps, page 44.

5 RESTRICTIONS, CONDITIONS, COVENANTS, RESERVATIONS, including but not limited to any recitals creating easements, liabilities, obligations or party walls, omitting, if any, from the above, any restrictions based on race, color, religion, sex, handicap, familial status or national origin contained in instrument:
Recorded in Docket 11980
Page 914
(AFFECTS SUBJECT PROPERTY)

6 EASEMENT and rights incident thereto, as set forth in instrument:
Recorded in Docket 14268
Page 1104
Purpose utilities

7 EASEMENT and rights incident thereto, as set forth in instrument:
Recorded in Docket 14268
Page 1105
Purpose utilities

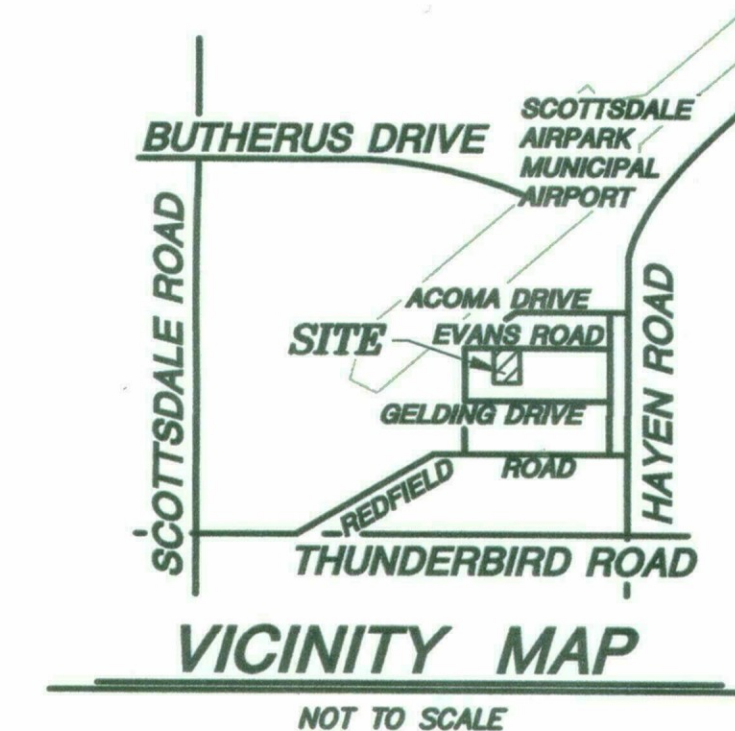
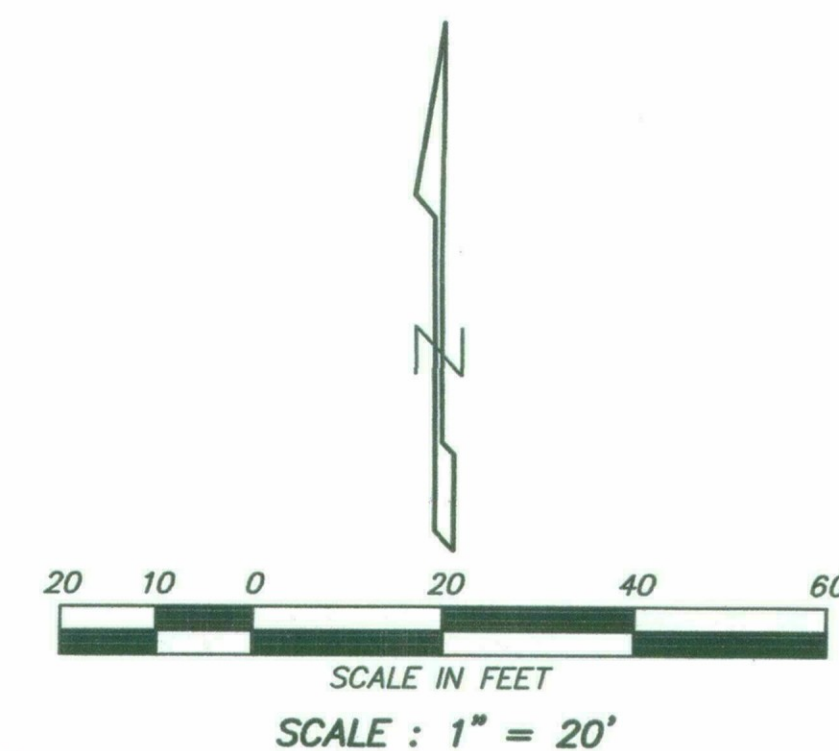
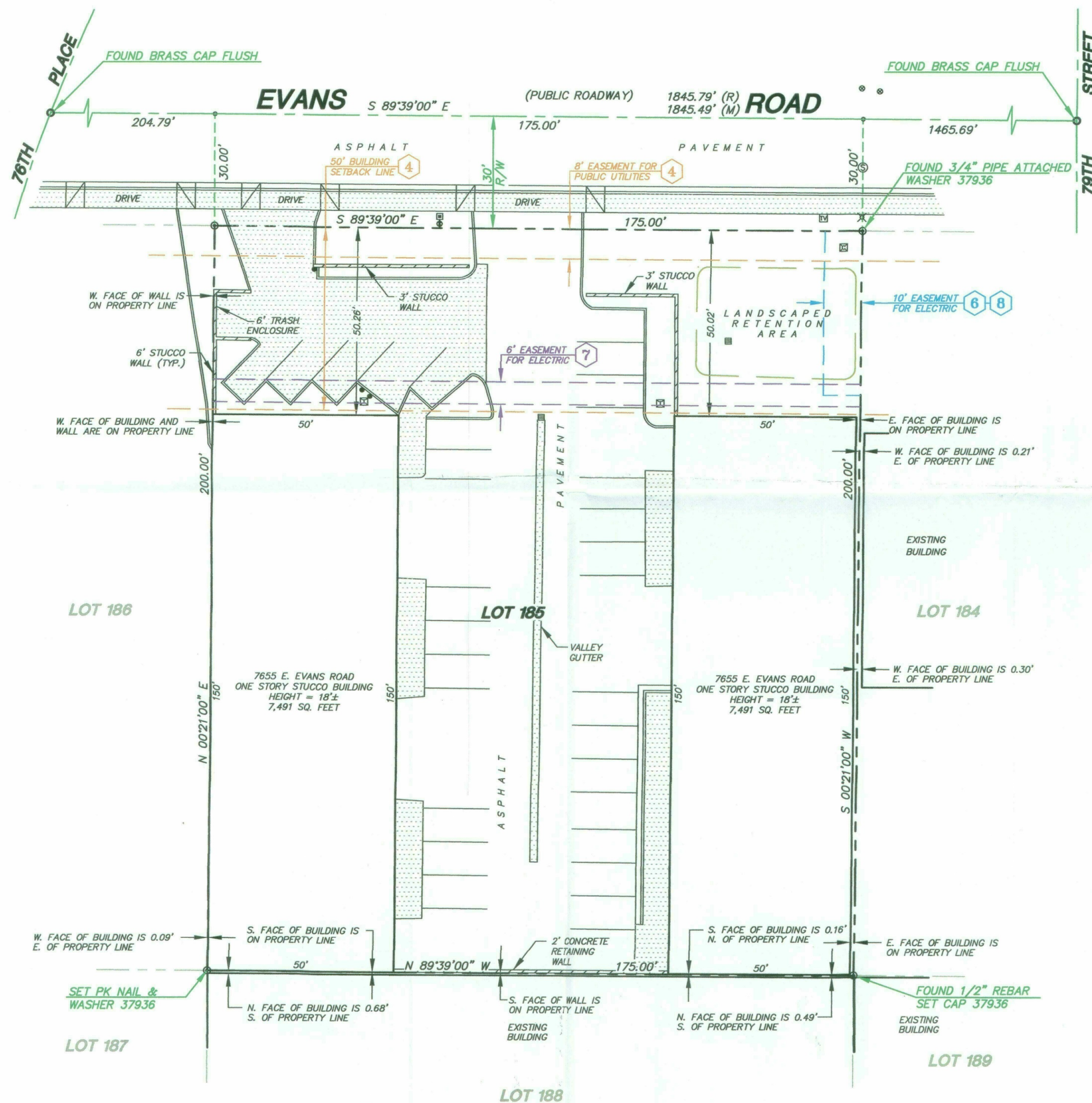
8 EASEMENT and rights incident thereto, as set forth in instrument:
Recorded in Docket 14459
Page 405
Purpose utilities

NOTES




















- 2) The basis of bearing is the monument line of Evans Road, using a bearing of S89°08'39" E, 39 minutes 00 seconds East per the plat of THUNDERBOLT INDUSTRIAL AIRPARK NO. 4, Book 186 of Maps, page 44, records of Maricopa County, Arizona.
- 3) All title information and the description shown is based on a Commitment for Title Insurance issued by Transnation Title Insurance Company, File Number 01441622, April 19, 2005.
- 4) The number of striped parking spaces on the subject property are as follows:

Regular:	27
<u>Handicapped:</u>	<u>0</u>
Total:	27
- 5) The building lines and dimensions shown depict the exterior building footprint at ground level based on field measurements. This information is intended to depict the general configuration of the building at ground level and may or may not be the exact dimensions of the building foundation. The building square footage shown is based on the exterior building footprint and is not intended to reflect the interior or leaseable area of any building. The building offset distances shown are to actual building corners.
- 6) This survey shows visible above ground evidence of underground utilities or facilities on the subject property. No guarantee can be made as to the extent of the utilities available, either in service or abandoned, nor to their exact location. In the event this site is to be developed or improved this survey should not be used for design purposes. Please call an underground utility locator or "BLUE STAKE" at 263-1100 for the precise location and extent of all utilities in the area prior to any design and/or excavation.
- 7) The Surveyor has not obtained any information relating to, and has no knowledge of any proposed right of ways, easements, or dedications that any municipality, individual or governmental agency may require.
- 8) This A.L.T.A./A.C.S.M. Land Title Survey was prepared specifically for the use of the parties named in the certification and their representatives. Use of this survey by any other party is forbidden unless expressly permitted in writing in advance by Superior Surveying Services, Inc. This survey is not to be used for design purposes. Superior Surveying Services, Inc. shall have no liability for any unauthorized use of this information without their prior written consent.

AREA = 0.804 ACRES
35,000 SQ. FT.



LEGEND

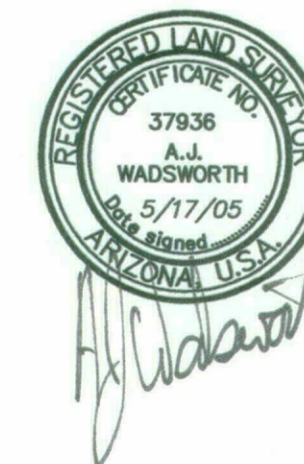
- 
 SET 1/2" REDAR W/ CAP. 379.36
 (UNLESS OTHERWISE NOTED)

 PROPERTY LINE

 CONCRETE SURFACE

 24 INCH VERTICAL CURB & GUTTER

 6 INCH CONCRETE CURB

 INDICATES DRIVEWAY (MEANS OF ACCESS,
 WALL

 SCHEDULE B ITEM

 SPRINKLER HOOK-UP (FIRE DEPARTMENT)

 BACK FLOW PREVENTER

 ELECTRIC CABINET

 ELECTRIC TRANSFORMER

 FIRE HYDRANT

 GUARD POST

 METAL GRATE

 SEWER MANHOLE

 LIGHT POLE

 CABLE TELEVISION RISER

 WATER METER

 WATER VALVE
 (R) RECORD PER BOOK 186, PAGE 44, M.C.R.
 (M) MEASURED

CERTIFICATION

TO: HOT PROPERTIES, LLC, an Arizona limited liability company; GEORGE VASELENIUCK AND BETTY IRENE VASELENIUCK, husband and wife, as joint tenants with right of survivorship; and TRANSNATION TITLE INSURANCE COMPANY.

This is to certify that this map or plot and the survey on which it is based were made in accordance with "Minimum Standard Detail Requirements for ALTA/ACSM Land Title Surveys," jointly established and adopted by ALTA, ACSM and NSPS in 1999, and includes Items 1, 2, 4, 6 (record only), 7(a), 7b(1), 7(c), 8, 9, 10, 11(a), 14, 15 and 16 of Table A thereof. Pursuant to the Accuracy Standards as adopted by ALTA, NSPS, and ACSM and in effect on the date of this certification, undersigned further certifies that the Positional Uncertainties resulting from the survey measurements made on the survey do not exceed the allowable Positional Tolerance.

April 17, 2005
A.J. Wadsworth
R.L.S. 37936



10-UP-2013#3
01/30/2019

Superior Surveying Services, Inc.
Professional Land Surveying
21415 North 23rd Avenue, Phoenix, Arizona 85027
Phone (623) 869-0223 Fax (623) 869-0726

A.L.T.A./A.C.S.M. LAND TITLE SURVEY
7655 E. EVANS RD - SCOTTSDALE, ARIZONA

[illegible]